143.0	0004	0009.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	819,400 / 819,400
					USE VALUE:	819,400 / 819,400
					ASSESSED:	819,400 / 819,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
119		MT. VERNON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	TAYLOR MARIJKE P/TRUSTEE
Owner 2:	MARIJKE TAYLOR 2014 REVOCABLE
Owner 3:	TRUST
Street 1:	119 MOUNT VERNON STREET
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	TAYLOR STEPHEN -
Owner 2:	TAYLOR MARIJKE P -
Street 1:	119 MOUNT VERNON STREET
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .115 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1924, having primarily Wood Shingle Exterior and 2111 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5000.000	359,600	3,800	456,000	819,400
Total Card	0.115	359,600	3,800	456,000	819,400
Total Parcel	0.115	359,600	3,800	456,000	819,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 388.16 | /Parcel: 388.16

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	92731
GIS Ref	
GIS Ref	
Insp Date	07/28/18

!11103!

PREVIOUS ASSESSMENT

Parcel ID: 143.0-0004-0009.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	359,600	3800	5,000.	456,000	819,400		Year end	12/23/2021
2021	101	FV	348,700	3800	5,000.	456,000	808,500		Year End Roll	12/10/2020
2020	101	FV	348,700	3800	5,000.	456,000	808,500	808,500	Year End Roll	12/18/2019
2019	101	FV	266,900	3800	5,000.	427,500	698,200	698,200	Year End Roll	1/3/2019
2018	101	FV	280,400	3800	5,000.	353,400	637,600	637,600	Year End Roll	12/20/2017
2017	101	FV	280,400	3800	5,000.	324,900	609,100	609,100	Year End Roll	1/3/2017
2016	101	FV	280,400	3800	5,000.	296,400	580,600	580,600	Year End	1/4/2016
2015	101	FV	264,900	3800	5,000.	290,700	559,400	559,400	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	11:54:51

LAST REV

Date	Time
08/06/18	13:58:12
apro	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 11103

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
TAYLOR STEPHEN,	65105-572		3/25/2015	Convenience	1	No	No		
MCDERMOTT DANIE	28895-28		7/29/1998		275,000	No	No		Y

USER DEFINED

Prior Id # 1:	92731
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/10/2013	675	Manual	3,618	C				
4/22/2009	260	Add Bath	21,500					

ACTIVITY INFORMATION

Date	Result	By	Name
7/28/2018	Inspected	PH	Patrick H
5/11/2018	MEAS&NOTICE	BS	Barbara S
2/3/2009	Measured	345	PATRIOT
11/11/1999	Meas/Inspect	264	PATRIOT
12/1/1981		CS	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5000		Sq. Ft.	Site		0	80.	1.14	9									456,000						456,000	

Total AC/HA:	0.11478	Total SF/SM:	5000	Parcel LUC:	101	One Family	Prime NB Desc	Brackett	Total:	456,000	Spl Credit		Total:	456,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BLUE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1924	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G11	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	6 - Average		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:	3 - Hardwood	50	%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Very Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Very Good
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.26475406
Const Adj.:	0.99485052
Adj $ / SQ:	163.571
Other Features:	88000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	441758
Depreciation:	82167
Depreciated Total:	359591

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	8	BRs:	4	Baths:	1	HB	

REMODELING

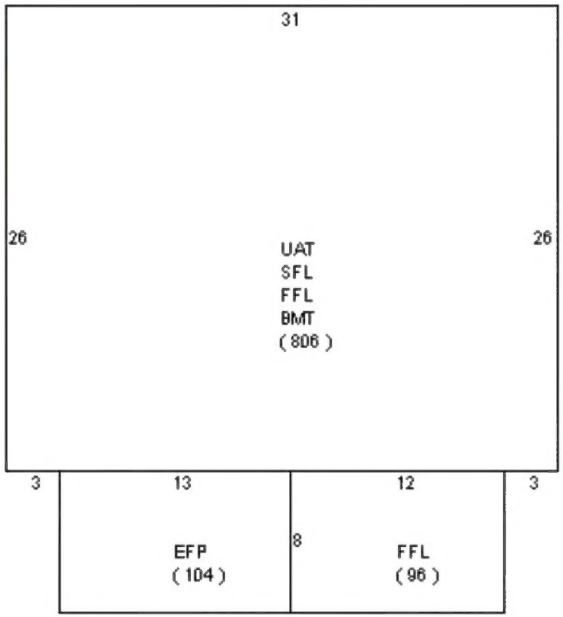
Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	8	4	M

Totals		
1	8	4

SKETCH



COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:	1.00	Before Depr:	163.57
Special Features:	0	Val/Su Net:	127.52
Final Total:	359600	Val/Su SzAd	210.54

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	902	163.570	147,541
BMT	Basement	806	69.070	55,669
SFL	Second Floor	806	163.570	131,839
UAT	Upper Attic	202	65.430	13,184
EFP	Enclos Porch	104	53.130	5,525

Net Sketched Area:	2,820	Total:	353,758
Size Ad	1708	Gross Area	3424	FinArea	2111
---	---	---	---	---	---

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50	G	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 143.0-0004-0009.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	12X21	A	AV	1930	24.92	T	40	101			3,800			3,800

More:	N	Total Yard Items:	3,800	Total Special Featues:		Total:	3,800

IMAGE

AssessPro Patriot Properties, Inc